**Annexure A**

**FORM 1**

**[see Regulation 3]**

**ARCHITECT'S CERTIFICATE**

(To be submitted at the time of Registration of Ongoing Project and for withdrawal of Money from Designated Account)

**Date:05/04/2026**

**To,**
**SAI AARNAV REALTY PRIVATE LIMITED**
**THANE, MAHARASHTRA, 400601**

**Subject :** Certificate of percentage of Work of completion of construction work of **ASTERIA RESIDENCES** having MahaRERA Registration Number **P50500066528** (Only Applicable after project Registartion) being developed by **SAI AARNAV REALTY PRIVATE LIMITED**

Sir,

I/We **EMANATE DESIGN** have undertaken assignment as Architect /Licensed Surveyor of certifying Percentage of completion of Construction Work of **ASTERIA RESIDENCES** having MahaRERA Registration Number **P50500066528** (Only Applicable after project Registration, being developed by **SAI AARNAV REALTY PRIVATE LIMITED** )

Based on Site Inspection,with respect to Layout / each of the Building/Wing of the aforesaid Real Estate Project I certify that as on the date of this certificate, the Percentage of Work done for each of the building/Wing of the Real Estate Project under MahaRERA is as per Table A herein below. The percentage of the work executed with respect to each of the activity of the entire phase is detailed in Table B.

## Table A

**Layout/Building/Wing Number: ASTERIA RESIDENCES/NA**

| Sr. No. | Tasks/Activity | Percentage of Actual Work Done (As on date of the Certificate) |
|---|---|---|
| (1) | (2) | (3) |
| 1 | Excavation | 100.00 |
| 2 | Basements (if any) | 80.00 |
| 3 | Podiums (if any) | 0.00 |
| 4 | Plinth, | 50.00 |
| 5 | Stilt Floor | 30.00 |
| 6 | Slabs of Super Structure | 1.00 |
| 7 | Internal walls, Internal plaster, Floorings, Floors and windows within Flats/Premises | 0.00 |
| 8 | Sanitary Fitting within the Flat/Premises | 0.00 |

| Sr. No. | Tasks/Activity | Percentage of Actual Work Done (As on date of the Certificate) |
|---|---|---|
| 9 | Staircases, lifts Wells and Lobbies at each Floor level Overhead and Underground Water Tanks | 0.00 |
| 10 | External plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building/wing. | 0.00 |
| 11 | Installation of Lifts, water pumps, Fire Fighting Fittings and Equipment as per CFO NOC, Electrical fittings, mechanical equipment, compliance to conditions of environment/CRZ NOC, Finishing to entrance lobby/s, plinth protection,paving of areas appurtenant to Building/Wing, Compound Wall and all other requirements as may be required to complete project as per specifications in agreement of Sale. Any other activities. | 0.00 |

**Layout/Building/Wing Number: EAST SIDE-BUNGLOW/NA**

| Sr. No. | Tasks/Activity | Percentage of Actual Work Done (As on date of the Certificate) |
|---|---|---|
| (1) | (2) | (3) |
| 1 | Excavation | 100.00 |
| 2 | Basements (if any) | 0.00 |
| 3 | Podiums (if any) | 0.00 |
| 4 | Plinth, | 100.00 |
| 5 | Stilt Floor | 0.00 |
| 6 | Slabs of Super Structure | 100.00 |
| 7 | Internal walls, Internal plaster, Floorings, Floors and windows within Flats/Premises | 100.00 |
| 8 | Sanitary Fitting within the Flat/Premises | 100.00 |
| 9 | Staircases, lifts Wells and Lobbies at each Floor level Overhead and Underground Water Tanks | 100.00 |
| 10 | External plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building/wing. | 100.00 |
| 11 | Installation of Lifts, water pumps, Fire Fighting Fittings and Equipment as per CFO NOC, Electrical fittings, mechanical equipment, compliance to conditions of environment/CRZ NOC, Finishing to entrance lobby/s, plinth protection,paving of areas appurtenant to Building/Wing, Compound Wall and all other requirements as may be required to complete project as per specifications in agreement of Sale. Any other activities. | 0.00 |

AR. LOKESH KADU
CA/2007/39331
NMCR-402, NIT-2140

**Table B - Common Areas (Internal and External Development Works) in respect of Registered Phase / Project Number)**

| Sr.No | Common areas and facilities | Is Available (Yes / No) | Percentage of Actual Work Done (As on date of the Certificate) | Details |
|---|---|---|---|---|
| (1) | (2) | (3) | (4) | (5) |
| 1 | Internal Roads & Footpaths | No | 0.00 | NA |
| 2 | Water Supply | Yes | 45.00 | CORPORATION WATER SHALL BE PROVIDED |
| 3 | Sewerage (Chamber, Lines, Septic Tank , STP) | Yes | 36.00 | AS PER SANCTIONED PLAN |
| 4 | Storm Water Drains | Yes | 34.00 | AS PER SANCTIONED PLAN |
| 5 | Landscaping & Tree Planting | Yes | 0.00 | AS PER SANCTIONED PLAN |
| 6 | Street Lighting | No | 0.00 | NA |
| 7 | Community Buildings | No | 0.00 | NA |
| 8 | Treatment And Disposal Of Sewage And Sullage Water | No | 0.00 | NA |
| 9 | Solid Waste Management And Disposal | No | 0.00 | NA |
| 10 | Water conservation /Rain water harvesting | No | 0.00 | NA |
| 11 | Energy managemcnt | No | 0.00 | NA |
| 12 | Fire protection and fire safety requirements | Yes | 0.00 | AS PER SANCTIONED PLAN |
| 13 | Electrical meter room, sub-station, receiving station | Yes | 34.00 | METER PANNEL SHALL BE PROVIDED |
| 14 | Aggregate area of recreational Open Space | No | 0.00 | NA |
| 15 | Open Parking | No | 0.00 | NA |

Yours Faithfully

**EMANATE DESIGN**

Signature & Name (IN BLOCK LETTERS) of L.S/ Architect

( License No: CA/2007/39381)

Ar. LOKESH KADU
CA/2007/39381
NMCR-402, NIT-2140

Date of Certificate:05/04/2026

Agreed and accepted by:

**Signature of Promoter**

**Name: SAI AARNAV REALTY PRIVATE LIMITED**

**Date:05/04/2026**